

COUNCIL MEETING MINUTES
May 19, 2020

The Governing Body of the City of New Boston, Texas met in a Regular Council Meeting, Tuesday, May 19, 2020 at 6:00 p.m. in the Community Center of City Hall.

1. **Mayor Branson called the meeting to order at 6:02 p.m.**
2. **Roll call:**
 - a. **Present:** Councilman Carr, Councilwoman Anderson, Councilman Turner, Councilman Hensley, and Councilman Laney
 - b. **Absent:** None
3. **Invocation** led by Ron Humphrey
4. **Pledge of Allegiance** led by Chief Garry McCrary.
5. **Public Comment - Non-Agenda Items:** a) Casey Evans wanted to say thank you to the Public Works Department for fixing the crosswalk lights. b) Melissa Barron spoke regarding putting in a double-wide mobile home at 110 S Lindsey. She stated she was told that she could only put in a single-wide and proceeded to show the Council photos of the double-wide she intends to purchase in excess of \$100,000.00 and other photos of homes in the neighborhood that need to be condemned. c) Jane Skaggs spoke regarding the re-zoning of 110 S Lindsey. She stated the area needs to be brought up and encourage young people to move into town. She feels that the double-wide mobile home will increase the value to the existing homes. d) Sharon Woodruff spoke regarding the lot at 121 W Hoskins. She purchased this lot in 2007 that had an old house on it not knowing the home had been condemned months prior to her purchase. So she burned down the house and cleaned up the lot with the intentions to place a trailer on it for her daughter. She was told she could not put a trailer there, so she looked into a new little home and was told the home had to be a minimum of 740 square feet and then was told she could have a trailer but it had to be less than 10 years old. e) Don Evans spoke regarding newboston.org and it shows criminal trespassing, legal complaints, and incidents and is disrespectful to the citizens of our city and it should be for public events, codes and that it needs to be updated. City Secretary, Sharmin Hutto, asked to speak. The City just launched an official website nbcity.org. The website has a link to our Ordinances, Council Meeting Agendas and Minutes.
6. **Public Comment - Agenda Items:** No one spoke.
7. **Consent Agenda:**
 - a. Approval of minutes for April 21, 2020 Council meeting.
 - b. Approval of minutes for May 11, 2020 Called Council Meeting.
 - c. Approval of payment of bills and inter-fund transfers.

Motion was made by Councilman Turner and seconded by Councilman Laney to approve the consent agenda as presented. Council approved unanimously.

8. **Consider and take official action to approve Pay Request #3 from RBIS, LLC in the amount of \$302,269.87 in connection with the 2016 Capital Improvement Project-WWTP.**

Motion was made by Councilman Turner and seconded by Councilman Carr to approve the payment request for RBIS, LLC. Council approved unanimously.

9. **Consider and take official action to allow the Interim City Administrator to execute a contract with Conterra Networks to provide fiber internet services to City Hall, Police Dept. and Fire Dept. Station #1 in the amount of \$1,079.64 per month.**

Motion was made by Councilman Hensley and seconded by Councilman Carr to allow the Interim City Administrator to execute a contract. Council approved unanimously.

10. **Presentation regarding sewer connection options for the truck service center on Hwy 8 – David Williams with MTG Engineers & Surveyors, Inc.**

David Williams presented options for the 5-acre track on the east side of Hwy 8. Option 1 shows the entire length of the force main system. This is a low-pressure force main system, where everything pushes itself along. This option would require an easement across the Johnston / NBSIDC / Church properties or could be moved into the right-of-way and obtain a permit through TxDot. Option 2 is more of a gravity system beginning at FM 1840 and does not require any mechanical effort to operate. Depending on what the NBSIDC tract is utilized for, Option 1 could run into issues with the force main if there is a heavy user. Option 2 is the most economical option. Option 1 would cost \$29,700.00, Items 3 & 4 are typically the property owners responsibility, which would reduce cost by \$7,100.00. Option 2 would cost \$53,680.00, Items 5 & 6 are typically the property owners responsibility, which would reduce cost by \$7,100.00.

Councilman Turner asked if there were other options. David Williams stated there were, however, they were ruled out. Interim City Administrator asked if the property owner purchased the land behind him could it be gravity flow? David Williams stated it would depend on which route you are taking. It would require manholes, an easement from TexAmericas Center and would need to be studied. Councilman Turner asked how much additional flow could the force main (Option 1) carry for the NBSIDC tract. David Williams responded that the pumps are rated to handle 700 gallons of wastewater flow per day. There are larger more expensive pumps that could pump more and is also determined on the size of the force main and TCEQ has certain criteria that we have to fit in to. It would not be intended for industrial use. This system could handle an office building.

Councilman Turner asked if the main difference was the additional manholes. David Williams responded that the gravity sewer line is 4 times bigger than the force main and it does require manholes no more than 500 feet apart per TCEQ regulations and requires a manhole at every bend. You can bend force mains without manholes. What you discharge into must have a manhole per regulations.

Councilman Hensley asked what would handle a community center or hotel. David Williams responded that an 8" gravity sewer main can handle a lot. It could handle a heavy industrial user.

11. Update the appointment of Planning and Zoning Commission Members.

Councilman Carr recommended Catherine Lyles, Jacob Stephens, Frank Buchanan, Alonso Ellis and Neilan Hensley. Attorney Jordan stated that a council member cannot be a member of planning and zoning as it is an incompatibility of office.

Motion was made by Councilman Tuner and seconded by Councilman Carr to accept the recommendation of Catherine Lyles, Jacob Stephens, Frank Buchanan, and Alonso Ellis with the fifth position being appointed at the next meeting. Councilwoman Anderson asked if Jane Hanna could be placed on the commission. Councilman Turner reminder her that Ms. Hanna is already serving on the Hotel/Motel Committee. Council approved unanimously.

12. Discussion regarding the status of the Library Roof.

Interim City Administrator, Elizabeth Lea, addressed the Council that the City contracted with B&J Insulation to repair the roof for \$14,352.00. He was paid \$7,600.00 September 19, 2019 and on October 1, 2019 a check was issued for \$6,752.00 as the repair was complete. We still have the same leak we started with. We have been trying to contact him to no avail. It is our understanding he is out of the state. Councilwoman Anderson also tried to find him. The check in the amount of \$6,752.00 has not been cashed and instructed the City Secretary to stop payment on that check since. She also suggested that this be filed on the insurance.

13. Mayor and Council to retired to closed session pursuant to Government Code:

a. §551.071 - Consultation with Attorney

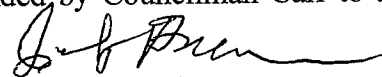
Motion was made by Councilman Carr and seconded by Councilman Hensley to retire to closed session. Motion carried unanimously. Council retired to closed session at 6:31 p.m.

14. Mayor and Council returned from closed session at 6:56 p.m. to consider and take official action, if any, as a result of the closed session regarding Government Code:

a. §551.071 - Consultation with Attorney - No action was taken

15. Adjourn.

Motion was made by Councilman Turner and seconded by Councilman Carr to adjourn meeting at 6:56 p.m.



Johnny Branson, Mayor

Attest:



Sharmin R. Hutto, City Secretary